

Julie Masters, Mayor
Charles Suderman, Mayor Pro Tem
Sean Skipworth
Walter Wilson

MINUTES

City of Dickinson
CITY COUNCIL
REGULAR MEETING

Wally Deats
Louis Decker
William H. King III
Chris Heard, City Administrator

May 12, 2020

The Dickinson City Council met in a duly called and announced **REGULAR MEETING** on **Tuesday, May 12, 2020, at 7:00 p.m.** In accordance with order of the Office of the Governor issued March 16, 2020, the City Council of the City of Dickinson, Texas conducted the meeting by telephone conference in order to advance the public health goal of limiting face-to-face meetings (also called "social distancing") to slow the spread of the Coronavirus (COVID-19). The meeting was held for the purpose of considering the following items:

ITEM 1.) CALL TO ORDER AND CERTIFICATION OF A QUORUM

Mayor Masters called the meeting to order at 7:00 p.m. City Secretary Alun Thomas called roll and certified a quorum. Council Members present were as follows: Mayor Julie Masters, Mayor Pro-Tem Charles Suderman, and Council Members Sean Skipworth, Walter Wilson, Wally Deats, Louis Decker, and William H. King, III. Also present were City Attorney David Olson, City Administrator Chris Heard, Finance Director Kristen Woolley, Community Services Director Kola Olayiwola, and Assistant to the City Administrator Kerilyn Bascle.

ITEM 2.) INVOCATION

Council Member King gave the invocation.

ITEM 3.) PLEDGE OF ALLEGIANCE

Council Member Decker led the Pledge of Allegiance.

ITEM 4.) PROCLAMATIONS

Mayor Masters read aloud a proclamation for National Police Week.

ITEM 5.) ANNOUNCEMENTS AND PRESENTATIONS:

A. Council Comments.

- Welcome to everyone, especially members of the public who are participating in the meeting via teleconference.
- The City's budget this fiscal year allowed for more employees to be hired for the Public Works department, but so far none have, and no update has been given to Council on the status of the hiring process.
- The old, redundant lights are still in place at West F.M. 517 and Rau Drive, and Council does not know how the City is being billed for the lights. City Administrator Chris Heard will look into it.

- The southbound retention wall of the new Hughes Road overpass on Interstate 45 has "Texas City" embedded into it, and some members of Council would like the northbound side to read "Dickinson" given that it's an entry into our city. Mayor Masters said that having a seal in the wall would cost \$70,000. City Administrator Chris Heard said that he is already in the process of working with Jamal Elahi at Texas Department of Transportation for a full cost estimate. Mr. Heard will relay the findings to Council.
- Work has restarted on drainage improvements in the Bayou Crest subdivision, with sodding and some culvert replacements.
- The City needs to set the example by properly maintaining its rights-of-way. The tall weeds and overgrown grass on the escalade on Medical Park Drive is an ongoing issue that needs a solution.
- The debris left under the Interstate 45 overpass by a homeless man is an eyesore that needs to be removed.
- Council Member Deats asked City Administrator Chris Heard to contact the City of League City regarding a tattoo parlor across from Dollar General on West F.M. 517. The owners appear to be living in the two recreational vehicles behind the shop.
- Red Dog Barber Shop is again open for business.
- Welcome to Community Services Director Kola Olayiwola.
- Workforce Solutions, Houston-Galveston Area Council, and City of Dickinson will host three different virtual hiring workshops; one each on May 27, 28, and 29, to assist the job-seeking efforts of former offenders, veterans and their spouses, and teenagers, respectively. The website workintexas.com is also a great resource.
- Thanks to a grant, free milk is available every Friday from 4:00-5:00 p.m. to those who need it at the Borden's distribution plant at 1725 Highway 3.
- Dickinson Ministerial Alliance hosted a food distribution event on May 2, 2020. The event started at 8:00 a.m., but there was a line blocks long even two hours before the event. The need for food is great at the moment; two truckloads of food were distributed.
- Thank you to Dickinson Historical Society, Keep Dickinson Beautiful, and City of Dickinson employees Chris Conley and Reggie Dickey for helping to erect the sign at Magnolia Cemetery. Thank you also to Congressman Randy Weber for assisting in having the sign fabricated.
- Thank you to Emergency Services Director and Co-Emergency Management Coordinator Derek Hunt for his frequent and timely communication.
- Bay Area Houston Economic Partnership has programs available to help businesses.
- Illegal dumping is increasingly an issue in Dickinson. Thank you to City Administrator Chris Heard for helping.

- The Knights of Columbus will host a fish fry on June 5, 2020 from 5:00 to 7:30 p.m. Reservations for the event hall are unavailable through September.
- Houses that remain untouched since Hurricane Harvey are a big issue that could impact public health. City Administrator Chris Heard said that he is already working with Community Services Director Kola Olayiwola on the issue. Mr. Heard remarked that the problem is that if we demolish the houses, floodplain regulations would forbid their replacement. He will determine how to overcome the issue.
- There are often speeding boats on the tributaries to Dickinson Bayou.
- Condolences to former City Administrator Ivan Langford on the passing away of his wife.
- Property appraisals in Dickinson saw a significant increase this year. Council Member Skipworth would like to know the average increase.
- There is new construction on the West side of F.M 1266 just South of Deats Road.
- Mobile food sales such as food trucks are not allowed in the City per City Code. Council Member Skipworth would like staff to look into changing that code.
- Council Member Skipworth asked for an update on the revision of the City's Comprehensive Plan. City Administrator Chris Heard said that he is already working with Community Services Director Kola Olayiwola on the issue. Mr. Olayiwola's first task is to write a Request for Proposals for outsourcing the work. Next, he will rewrite the City's whole development code. Mr. Heard noted that the General Land Office's grant program for assisting with this endeavor will not even have its specifications written for the process until the spring of 2021.
- There is an 18-wheeler parked behind the Spin-In Mart at Highway 3 and Hughes Road.
- Keep Dickinson Beautiful should consider presenting an award to Bay Area Recovery Center on Washington Street for its exceptional job on improving its property.
- Council will return to conducting in-person meetings beginning with the first meeting following the May 26, 2020 Regular Meeting.
- Condolences to the family of Chris Boyd on his recent passing-away.
- Johnnie Pate recently passed away. Condolences to his family.

ITEM 6.) REPORTS:

A. City Administrator's Report (City Administrator Chris Heard).

City Administrator Chris Heard introduced Community Services Director Kola Olayiwola. Council Member Wilson commended Mr. Heard on the inclusion of so many photographs on his Report, saying that they helped to convey the information. Council Member Deats asked if the City had heard when the audit would be ready. Mr. Heard said that it would not be

given to the City until after the departure of Finance Director Kristen Woolley, because the auditor has a lot of work to do sorting through the City's Federal Emergency Management Agency receipts. Council Member Wilson expressed his frustration at the delay of the audit, remarking that the auditors have been habitually late for the last couple of years, and that the City should hold them to their contract.

Mr. Heard addressed questions regarding the replacement of the Finance Director. He said that he has been reviewing applications for the position on a daily basis but that he might need to contract with Strategic Government Resources to employ a temporary Interim Finance Director.

ITEM 7.) PUBLIC COMMENTS: At this time, any person with city-related business may speak to the Council. In compliance with the Texas Open Meetings Act, The City Council may not deliberate. **Comments from the public should be limited to a maximum of three (3) minutes per individual speaker.**

None.

ITEM 8.) CONSENT AGENDA: CONSIDERATION AND POSSIBLE ACTION:
The following items are considered routine by the City Council and will be enacted by one motion. There will not be a separate discussion on these items unless a Council member requests, in which event, the item will be removed from the consent agenda and discussed after the consent agenda.

- A. Approval of the Minutes of the Regular Council Meeting of April 28, 2020.
- B. Resolution Number 1832-2020 – **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DICKINSON, TEXAS APPROVING THE SUBMISSION OF A GRANT APPLICATION FOR A TEXAS BOOK FESTIVAL GRANT; AND PROVIDING FOR INCORPORATION OF PREAMBLE AND AN EFFECTIVE DATE.**
- C. Resolution Number 1833-2020 – **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DICKINSON, TEXAS, APPROVING THE TERMS AND CONDITIONS OF AN AGREEMENT BETWEEN THE CITY OF DICKINSON, TEXAS (CITY), AND GALVESTON COUNTY, TEXAS (CONTRACTING OFFICER), AUTHORIZING GALVESTON COUNTY TO CONDUCT THE CITY OF DICKINSON'S NOVEMBER 3, 2020 ELECTION(S) PURSUANT TO TEXAS ELECTION CODE CHAPTER 31.093; PROVIDING FOR THE INCORPORATION OF PREAMBLE; AUTHORIZING EXECUTION OF THE AGREEMENT BY THE MAYOR; AND PROVIDING AN EFFECTIVE DATE.**

Council Member Wilson made a motion to approve the Consent Agenda, and Council Member King seconded the motion. There being no discussion, Mayor Masters called for the vote.

VOTE:

6 AYES (Suderman, Skipworth, Wilson, Deats, Decker, King)

0 NAYS

MOTION PASSED

- ITEM 9.) CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Ordinance Number 953-2020 – **AN ORDINANCE OF THE CITY OF DICKINSON, TEXAS, AMENDING APPENDIX B, PAY GRADE CLASSIFICATION STRUCTURE FOR ALL EMPLOYEES, OF THE CITY OF DICKINSON PERSONNEL POLICY (2005) TO ESTABLISH THE POSITIONS AND PAY RANGES FOR CITY EMPLOYEES WHICH ALIGN WITH HOUSTON-GALVESTON AREA COUNCIL AVERAGES.** (Second of Three Readings)

Council Member Suderman made a motion to approve the Ordinance in two readings, and Council Member Wilson seconded the motion. There being no discussion, Mayor Masters called for the vote.

VOTE:

6 AYES (Suderman, Skipworth, Wilson, Deats, Decker, King)

0 NAYS

MOTION PASSED

- ITEM 10.) CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Resolution Number 1834-2020 – **RESOLUTION AUTHORIZING PUBLICATION OF NOTICE OF INTENTION TO ISSUE CERTIFICATES OF OBLIGATION.**

Council Member King made a motion to approve the Resolution, and Council Member Decker seconded the motion. City Administrator Chris Heard addressed questions regarding the timeframe for the issuance of the Certificates of Obligation, saying that he is waiting and doing his due diligence. There being no further discussion, Mayor Masters called for the vote.

VOTE:

6 AYES (Suderman, Skipworth, Wilson, Deats, Decker, King)

0 NAYS

MOTION PASSED

- ITEM 11.) CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Ordinance Number 954-2020 – **ORDINANCE AUTHORIZING THE ISSUANCE OF CITY OF DICKINSON, TEXAS, GENERAL OBLIGATION REFUNDING BONDS, SERIES 2020; SETTING CERTAIN PARAMETERS FOR THE BONDS; AUTHORIZING THE REDEMPTION PRIOR TO MATURITY OF**

CERTAIN OUTSTANDING OBLIGATIONS; AUTHORIZING AN AUTHORIZED REPRESENTATIVE TO APPROVE THE TERMS THEREOF AND CERTAIN OTHER PROCEDURES AND PROVISIONS RELATING THERETO. (First and Only Reading)

Council Member Wilson made a motion to approve the Ordinance, and Council Member King seconded the motion. Council Member Skipworth asked for clarification on what the Ordinance would do. A representative from the City's bond Counsel, Andrews Kurth LLP, said that it authorizes the City to take bonds to market, approve the sale of the bonds, and close on the bonds. The bonds will not exceed \$2,400,000, and with a net present value of at least 5%. Council Member Skipworth asked if the poor economy and declining sales tax should change the City's decision to issue the bonds. City Administrator Chris Heard said that the City would only actually issue the bonds when the timing was right.

Mr. Heard discussed the three projects that he might like to use bond funding to complete: \$1,000,000 for improvements to California Avenue, \$500,000 to fix the library building, and some money to fix the Public Works building. The California Avenue project, he noted, had still not been sent to Galveston County because this additional funding is still pending.

The City's bond Counsel confirmed that the City is allowed to pass and adopt this Ordinance in one reading per state law. When asked to confirm that legal advice, City Attorney David Olson deferred to the bond counsel. There being no further discussion, Mayor Masters called for the vote.

VOTE:

6 AYES (Suderman, Skipworth, Wilson, Deats, Decker, King)

0 NAYS

MOTION PASSED

ITEM 12.) CONSIDERATION AND POSSIBLE ACTION CONCERNING: Resolution Number 1835-2020 – A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DICKINSON, TEXAS, APPROVING A PROFESSIONAL SERVICES AGREEMENT WITH HUITT-ZOLLARS, INC. FOR THE CONTINUATION OF ON-CALL ENGINEERING SERVICES IN SUPPORT OF IMPROVING THE CITY'S DRAINAGE SYSTEM; AND AUTHORIZING THE CITY ADMINISTRATOR TO EXECUTE ANY AND ALL DOCUMENTS NECESSARY TO EFFECTUATE AN AGREEMENT FOR SUCH SERVICES; PROVIDING FOR THE INCORPORATION OF PREAMBLE; AND PROVIDING AN EFFECTIVE DATE.

Council Member Wilson made a motion to approve the Resolution, and Council Member Decker seconded the motion. Council Member Deats asked if the rates for the professional services had changed from the previous agreement. City Administrator Chris Heard said that he had not

looked at that. He said that Councilmembers are able to compare the agreements for themselves should they wish to know if the rates changed. There being no further discussion, Mayor Masters called for the vote.

VOTE:

6 AYES (Suderman, Skipworth, Wilson, Deats, Decker, King)

0 NAYS

MOTION PASSED

- ITEM 13.) CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Resolution Number 1836-2020 – **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DICKINSON, TEXAS, ACCEPTING THE OFFERS OF DEDICATION OF STREET RIGHT-OF-WAYS EASEMENTS AND IMPROVEMENTS AS SHOWN ON THE AMENDING PLAT OF BAYOU LAKES SUBDIVISION SECTION FOUR AS RECORDED UNDER DOCUMENT NUMBER 2019043294, IN THE OFFICE OF THE COUNTY CLERK OF GALVESTON COUNTY, TEXAS; PROVIDING FOR THE INCORPORATION OF PREAMBLE; PROVIDING A REPEALER CLAUSE, SEVERABILITY CLAUSE, AND AN EFFECTIVE DATE.**

Council Member Wilson made a motion to approve the Resolution, and Council Member King seconded the motion. City Administrator Chris Heard said that staff recommends approval of the Resolution. There are outstanding issues with the infrastructure, he noted, but the deficiencies are noted in administrative memoranda. Mr. Heard said that if the developer fails to fix the infrastructure following the City's acceptance, the City would refuse to issue building permits to the developer. There being no further discussion, Mayor Masters called for the vote.

VOTE:

6 AYES (Suderman, Skipworth, Wilson, Deats, Decker, King)

0 NAYS

MOTION PASSED

- ITEM 14.) CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Resolution Number 1837-2020 – **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DICKINSON, TEXAS, ACCEPTING THE OFFERS OF DEDICATION OF STREET RIGHT-OF-WAYS EASEMENTS AND IMPROVEMENTS AS SHOWN ON THE AMENDING PLAT OF BAYOU BEND ESTATES AS RECORDED UNDER DOCUMENT NUMBER 2016030713, IN THE OFFICE OF THE COUNTY CLERK OF GALVESTON COUNTY, TEXAS; PROVIDING FOR THE INCORPORATION OF PREAMBLE; PROVIDING A REPEALER CLAUSE, SEVERABILITY CLAUSE, AND AN EFFECTIVE DATE.**

Council Member Wilson made a motion to approve the Resolution, and Council Member Decker seconded the motion. City Administrator Chris

Heard said that staff recommends approval of the Resolution. There being no further discussion, Mayor Masters called for the vote.

VOTE:

6 AYES (Suderman, Skipworth, Wilson, Deats, Decker, King)

0 NAYS

MOTION PASSED

- ITEM 15.) CONSIDERATION AND POSSIBLE ACTION CONCERNING:** Resolution Number XXX-2020 – **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF DICKINSON, TEXAS, APPROVING AND AUTHORIZING A BUDGET AMENDMENT AND INCREASE IN PROJECT FUNDS FOR THE DICKINSON ECONOMIC DEVELOPMENT CORPORATION'S EMERGENCY BUSINESS RECOVERY AND EXPANSION GRANT PROGRAM FOR THE RECOVERY AND EXPANSION OF DICKINSON BUSINESSES THAT HAVE SUFFERED DUE TO THE STATE OF EMERGENCY CAUSED BY THE COVID-19 PANDEMIC; PROVIDING FOR THE INCORPORATION OF THE PREAMBLE; MAKING CERTAIN FINDINGS AND CONTAINING CERTAIN PROVISIONS RELATING TO THE SUBJECT.**

Council Member Wilson made a motion to approve the first reading of the Resolution, and Council Member Deats seconded the motion. Council Member Skipworth informed Council that the television news station ABC13 had recently run a very positive news story about the grants. Dickinson Economic Development Corporation Chief Executive Officer Scott Jones briefed Council on the status of the distributions from the grant program. There being no further discussion, Mayor Masters called for the vote.

VOTE:

6 AYES (Suderman, Skipworth, Wilson, Deats, Decker, King)

0 NAYS

MOTION PASSED

- ITEM 16.) EXECUTIVE SESSION:** The City Council will now hold a closed executive meeting pursuant to the provision of Chapter 551, Government Code, Vernon's Texas Codes annotated, in accordance with the authority contained in:

- A. Section 551.071 – Consultation with Attorney regarding pending litigation and matters in which the duty of the City Attorney requires to be discussed in closed meeting.

Mayor Masters said that this item was not needed.

ITEM 17.) RECONVENE

Because there was no Executive Session this item was not needed.

ITEM 18.) CONSIDERATION AND POSSIBLE ACTION CONCERNING: Matters Discussed in Executive Session.

Because there was no Executive Session this item was not needed.

ITEM 19.) ADJOURN

Council Member Suderman made a motion to adjourn the meeting at 8:12 p.m., and Council Member King seconded the motion. There being no discussion, Mayor Masters called for the vote.

VOTE:

6 AYES (Suderman, Skipworth, Wilson, Deats, Decker, King)

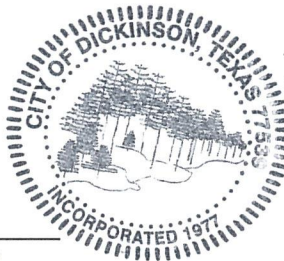
0 NAYS

MOTION PASSED

PASSED, APPROVED AND ADOPTED this the 26th day of May, 2020.

ATTEST:


Alun W. Thomas, City Secretary




Julie Masters, Mayor